

SCOTT JOPLIN HOUSE STATE HISTORIC SITE

CONCEPTUAL DEVELOPMENT PLAN

November 2023

Location: City of St. Louis
Established: 1983
Size: 3.9 Acres

MISSION STATEMENT

The mission of the Scott Joplin House State Historic Site is to preserve and interpret the Joplin residence, interpret the role of Scott Joplin in the development of American music through the syncopated musical genre of ragtime, and provide opportunities for the appreciation and understanding of the African-American community's contributions to music and the performing arts. In addition, the site will be developed as a collaborative hub for outreach programming, urban initiatives, and community partnerships compatible with Missouri State Parks' mission.

INTRODUCTION

The Scott Joplin House, 2658 Delmar Blvd. is a masonry load bearing structure constructed by Jacob Haag, a German music teacher, shortly before the Civil War. The original design was that of a dual family residence, but it was sub-divided into a two-family and one-family flat arrangement early in its architectural history. The two story addition on the west side (Beaumont St.) was constructed in the late 1880s or early 1890s. The original structure appears in Compton and Dry's Pictorial St. Louis (1874) and Insurance Fire Maps (Whipple – 1876, 1892, and 1896). The Scott Joplin House was designated both a National Historic Landmark and part of the National Register of Historic Places in 1976.

Two sets of historic row houses, the Delmar Row Houses east of the Joplin House and the Shepard Row Houses north of Samuel Shepard Drive, were contemporaneous to the Joplin House and probably served the community in a similar residential function. The remainder of the historic streetscape can only be visualized through foundations and structural appendages exposed further west along Delmar.

The final structure composing the historic site is the multi-functional building today identified as The Rosebud. The Rosebud is a reconstruction aimed to model the once famous ragtime café and bistro which flourished on present day Market Street near Union Station during turn-of-the-century St. Louis. The exterior of The Rosebud replicates structures previously on-site by using salvaged brick for its construction.

These structures are illustrative of the congested St. Louis neighborhood that existed in the late 19th and early 20th century. The ward containing the site was the most heavily populated ward in St. Louis at the time of Joplin's occupancy. The area interprets the evolutionary transition of this

St. Louis neighborhood from a predominately German to African-American and Irish community through the latter years of the century leading to Joplin's residency. Today, the site is comprised of 3.9 acres in a confidently regenerating St. Louis neighborhood.

SITE GOALS

- Preserve the natural and cultural resources located within the site's boundaries;
- Provide recreational opportunities and public use facilities compatible with the site's mission, resources, and public needs;
- Provide adequate orientation and interpretive facilities to enhance visitor experience; and
- Provide administrative support facilities to ensure successful operation and maintenance of the site.

INTERPRETIVE THEMES

- The role of Scott Joplin in the development of American music through the syncopated musical genre of ragtime
 - Musical trends in turn-of-the-century America, especially in relation to Missouri and St. Louis history and culture
- African-American community's contributions to music and the performing arts
- Racial constraints faced by black artists and musicians in early 20th century St. Louis and how musicians worked around or overcame them.
- The role and importance of black community gathering spaces in circa 1900 St. Louis
- Circa 1900 Joplin residence as a home suitable to a man of Joplin's time and place in society
- 2658 Delmar Blvd., Delmar Row Houses, Shepard Row Houses, and The Rosebud architectural history

SITE STRUCTURES

<u>Structure</u>	<u>Sqft</u>	<u>Const. Year</u>	<u>Historic</u>
Scott Joplin House	5,290	-	Yes* **
Delmar Row House	9,000	-	Yes
Shepard Row House	9,150	-	Yes
The Rosebud	5,290	-	No

*National Register of Historic Places

** National Historic Landmark

USE AREAS & DEVELOPMENT

Scott Joplin House State Historic Site's development philosophy should coincide with the preservation and interpretation of Joplin's life, and his significant role in the development of American music through the syncopated musical genre of ragtime. Development objectives should also support outreach programming, urban initiatives, and community partnerships while improving accessibility and guest experiences.

1. Day Use Area

The parcel north of Delmar Blvd. is to be designated as a Day Use Area, previously designated as a Special Event Area. This area may encompass the following development:

Dog Park: Based on community need and requests, a dog park is to be established in the eastern portion of the Day Use Area. This area may include basic amenities such as fencing, benches, waste bins, and signage.

Off-Street Parking: Dedicated off-street parking is to be developed on the western portion of the Day Use Area. This area will provide a parking alternative to the heavily trafficked Delmar Blvd. and its on-street parking. This parking lot, with accessible parking spaces, will provide convenient access to the dog park, Scott Joplin House, The Rosebud, and Delmar Row Houses.

Special Consideration: Development of the Day Use Area should also take into consideration the viewshed from the Scott Joplin House, Delmar Row Houses, and The Rosebud. Landscaping and open space should be aesthetically pleasing and relevant.

2. Historic Area

The areas encompassing the Scott Joplin House, Delmar Row Houses, and Shepard Row Houses are to be designated as a Historic Area. These areas may include the following:

Rehabilitate Delmar Row Houses: The Delmar Row Houses, east of the Scott Joplin House requires rehabilitation for the development of a collaborative lab for outreach programming, urban initiatives, and community partnerships. Row house #2652 will be renovated as a multipurpose space to accommodate classroom and outreach events. Row house #2650 will continue to house the St. Louis Area Office, which provides outreach services and programming for underserved communities in the St. Louis region. These renovations must also serve the needs of site and region staff with plans for upgraded and/or additional office space.

ADA Accessible Parking: The open space directly to the rear of the Delmar Row Houses has been identified as a suitable location for ADA accessible parking. This area will provide enhanced access to the Delmar Blvd. structures and the Joplin Courtyard Special Event Area, along with safe accessible passenger loading zones.

Rehabilitate Shepherd Row Houses: The Shepherd Row Houses are to be stabilized and rehabilitated for the development of a collaborative lab for outreach programming, urban initiatives, and community partnerships that support and enrich the community.

Off-Street Parking: The second dedicated off-street parking area with accessible parking spaces is to be developed directly north of the Shepherd Row Houses. Partly due to safety and traffic concerns, providing off-street parking along Beaumont St. is desired to facilitate planned community engagement following site improvements.

3. Special Event Area

The Joplin Courtyard is to be designated as a Special Event Area, positioning the site to be a community hub. This area will provide a more conducive and safe event space for outdoor programming and serve as a destination point for guests looking to access the upcoming Brick Line Trail. The area may include amenities such as an amphitheater, shade sails for outdoor interpretation and events, and guest seating. ADA accessible parking behind the Delmar row houses will provide safe off-street parking for the area.

4. Interpretive Area

The parcel west of The Rosebud, containing the foundations of row houses once standing along Delmar Blvd., is to be designated as an interpretive area. This area may include interpretive panels and/or kiosk, an interpretive walking path, and amenities such as benches and fencing.

5. Service Area

A new service area is to be designated west of the Shepherd Row Houses. This area will house a much needed workshop and storage space for grounds maintenance, site equipment and tools. These items are currently housed in various places throughout the site and impede maintenance and upkeep. All considerations will be given to preserve the viewshed from the Shepherd Row Houses and other areas of the site.

6. Ragtime Interpretive and Contemplation Garden

A ragtime garden is to be developed directly east of the Shepherd Row Houses. Many ragtime pieces got their names from trees and flowers such as the Maple Leaf, Weeping Willow, Sunflower and Chrysanthemum Rags. A garden will be furnished in the theme and spirit of such pieces to illustrate the genre's impact and diversity.

7. Community Partnership Area

The parcel south of Samuel Shepard Dr. has been identified to serve as a multi-purpose Community Partnership Area. This space is intended to host seasonal programs to serve the needs of community organizations and initiatives.

Special Consideration

The Rosebud is to be refurbished with a new warming/serving kitchen to support various programs.

PROJECT PHASING

1. Phase 1

- a. Historic Area
 - i. ADA Accessible Parking
 - ii. Off-Street Parking
- b. Special Event Area
 - i. Joplin Courtyard enhancements for outdoor programming & access to the upcoming Brick Line Trail
- c. Community Partnership Area
 - i. Area enhancements to support community partnership organizations & initiatives.
- d. Service Area
 - i. Construct a workshop
- e. Day Use Area
 - i. Dog Park
 - ii. Off-Street Parking
- f. Interpretive Area
 - i. Interpretive panels, benches, walking path, fencing, etc.

2. Phase 2

- a. Historic Area
 - i. Rehabilitate Delmar Row Houses
- b. Ragtime Interpretive and Contemplation Garden

3. Phase 3

- a. Historic Area
 - i. Rehabilitate Shepherd Row Houses

Cultural and natural resource clearances will be required before on-site modifications and development occur.

PLANNING AND RESEARCH GOALS

- Update and/or complete the historic site's General Management Plan
- Continuation of documentary and archeological research

ACQUISITION UNITS

If offered, acquisition of adjacent property may be pursued only through willing sellers or donors. To be considered, units should enhance the mission of Missouri State Parks through one of the following categories:

- Resource preservation and protection
- Recreational access and opportunity
- Management facilitation

CONTEXTUAL PLANNING INFORMATION

Public Input

Public input is an integral part of the CDP process. The following includes input opportunities throughout the planning process:

- 1. Public Survey #1: August 23, 2022 – September 21, 2022**
 - a. n = 12
- 2. Open House: April 29, 2023**
 - a. At Scott Joplin House SHS and combined with Forest ReLeaf's Event
 - b. Public attendance: 8+
- 3. Public Survey #2: April 29, 2023 – May 29, 2023**
 - a. n = 53

Communication methodologies: Press release, legislative letters, social media posts, mostateparks.com/CDP, email bulletin, and QR business cards/flyer.

CDP Team Members:

- David Kelly – Division Director
- Brian Stith – Division Deputy Director
- Laura Hendrickson – Division Deputy Director
- Greg Combs – Eastern Region Director
- Maria Potter - Eastern Region Deputy Director
- Almetta Jordan – Site Superintendent
- Brooke Mahar - Assistant Site Superintendent
- Victoria Cosner – Outreach & Engagement Section Chief
- Ken McCarty – Natural Resource Program Director
- Dr. Mike Ohnorsorgen – Cultural Resource Management Program Director
- Kim Dillon – Cultural Resource Management Section Chief
- Terry Bruns – Planning and Development Program Director
- Don Stier – Design Section Chief
- Ryan Dunwoody – Planning Section Chief
- Jeremey Robinson – Planner
- Daniel Engler - Planner
- Rebecca Young – Outdoor Recreation Management Section Chief
- Logan Nuernberger – Trail Coordinator
- Zane Price – Real Estate Manager
- Alison Dubbert – Interpretive Resource Coordinator

APPENDIX

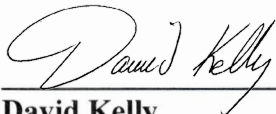
- CDP Map
- Public Meeting #1 Survey Results
- Public Meeting #2 Survey Results

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APPROVED BY:



David Kelly
Director, Missouri State Parks

12/7/23

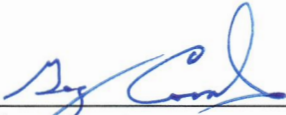
Date



Terry Bruns
Program Director, Planning and Development

11/30/23

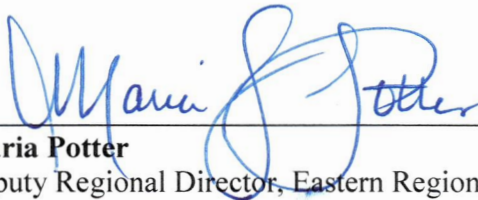
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Greg Combs
Regional Director, Eastern Region

11.15.23

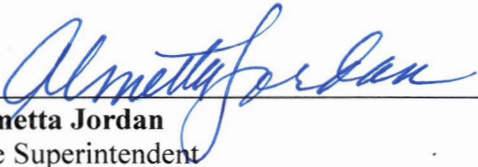
Date



Maria Potter
Deputy Regional Director, Eastern Region

11.15.23

Date



Almetta Jordan
Site Superintendent

11/15/2023

Date